

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Gloucester County Consortium

State: NJ

PJ's Total HOME Allocation Received: \$12,356,217

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State:	27		
% of Funds Committed	96.33 %	92.08 %	5	93.41 %	72	77	
% of Funds Disbursed	92.60 %	82.27 %	3	84.68 %	84	87	
Leveraging Ratio for Rental Activities	0.45	4.89	27	4.72	13	10	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	84.50 %	1	80.76 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	37.19 %	65.67 %	25	68.18 %	12	10	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	90.20 %	82.87 %	8	80.32 %	64	71	
% of 0-30% AMI Renters to All Renters***	66.67 %	44.64 %	8	45.16 %	78	83	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	92.16 %	96.09 %	23	95.04 %	21	20	
Overall Ranking:			In State:	20 / 27	Nationally:	38	34
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$22,605	\$27,470		\$26,037	51	Units	4.50 %
Homebuyer Unit	\$9,719	\$16,700		\$14,755	396	Units	34.70 %
Homeowner-Rehab Unit	\$8,816	\$15,413		\$20,487	494	Units	43.30 %
TBRA Unit	\$3,467	\$8,199		\$3,225	199	Units	17.50 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Gloucester County Consortium NJ

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$29,781	\$66,490	\$8,655
State:*	\$106,067	\$95,161	\$17,183
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.09

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	64.7	54.6	65.2	68.8	Single/Non-Elderly:	25.5	14.0	12.1	14.6
Black/African American:	33.3	39.6	31.8	28.1	Elderly:	11.8	4.8	46.0	35.7
Asian:	2.0	1.0	0.0	0.5	Related/Single Parent:	51.0	47.7	21.5	30.7
American Indian/Alaska Native:	0.0	0.3	0.4	0.0	Related/Two Parent:	7.8	26.9	15.4	8.0
Native Hawaiian/Pacific Islander:	0.0	0.3	0.0	0.0	Other:	3.9	6.6	5.1	11.1
American Indian/Alaska Native and White:	0.0	0.3	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.5	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.3	0.2	0.0					
ETHNICITY:									
Hispanic	0.0	3.3	2.4	2.5					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	23.5	17.5	38.1	50.8	Section 8:	41.2	3.3 [#]		
2 Persons:	43.1	25.9	30.0	22.1	HOME TBRA:	0.0			
3 Persons:	21.6	28.9	16.2	10.1	Other:	23.5			
4 Persons:	7.8	15.7	6.7	5.5	No Assistance:	35.3			
5 Persons:	3.9	7.6	3.0	5.5					
6 Persons:	0.0	2.8	4.3	3.0					
7 Persons:	0.0	1.0	1.0	1.0					
8 or more Persons:	0.0	0.5	0.8	2.0					
					# of Section 504 Compliant Units / Completed Units Since 2001			67	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Gloucester County Consortium

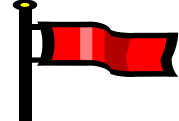
State: NJ

Group Rank: 38
(Percentile)

State Rank: 20 / 27 PJs

Overall Rank: 34
(Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	37.19	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	90.2	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	92.16	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	1.21	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

